

PROPERTY FEATURES:

7497 FOX CREEK TRAIL
FRANKTOWN, COLORADO



PROPERTY OVERVIEW

- Custom modern farmhouse with industrial flair, built in 2023, with full Front Range views, from Pikes Peak to the Flatirons, on 35 gated acres with rolling fields ideal for grazing or riding.
- Sparkling saltwater pool, gas fire pit, and covered patio with outdoor kitchen and bath, surrounded by nearly an acre of fenced, professionally landscaped grounds.
- 8,400-square-foot heated workshop with mezzanine, three offices and conference space.
- Two private gated entrances with smart openers, and an extra-wide recycled asphalt driveway leading to the workshop.
- Whole-home smart technology controls lighting, shades, pool, security, and more.
- Located within the self-managed, four-property Fox Ridge Owners Association.
- Deeded access easement from Fox Creek Trail. Backed by a 240-acre parcel to the west and Bayou Gulch Open Space to the north, with access to riding trails.

- Located approximately 10 minutes from Parker and Castle Rock shopping, dining, and amenities, and within the Douglas County School District.
- Agricultural tax status.

RESIDENCE

- Ranch-style home with finished lower level, custom built in 2023 with high-end finishes.
- Square footage:
 - Above grade: 3,975 sq. ft.
 - Finished: 7,104 sq. ft.
 - Lower level finished: 3,129 sq. ft.
 - Lower level total: 3,543 sq. ft.
 - Total: 7,518 sq. ft.
- 5 bedrooms: 3 bedrooms on the main level, 2 on the lower level.
- 6 bathrooms: 2 powder rooms, primary bath, shared ensuite, and outdoor bath on main level, plus a shared bath on lower level.
- Oversized 3-car garage with epoxy flooring.
- Two gas fireplaces: great room and outside.
- Honed concrete floors throughout.

MAIN LEVEL

Entry

- Landscaped pathway leads to a 14-foot vaulted covered front porch with sitting area.
- Double glass door entry with video doorbell.
- Vaulted ceiling at entry, with nook for bench and coat closet.

Great Room

- Full Front Range views, Pikes Peak to the Flatirons, through a 16-foot multi-slide pocket door opening to the rear patio.
- Open-concept great room with 20-foot vaulted ceiling and clerestory windows.
- Distinct sitting and dining areas open to the kitchen.
- Linear gas fireplace with tile surround, floating wood mantle, and built-in bookshelves.
- Prewired for in-wall surround sound and speakers.

Kitchen

- Dual islands topped with quartzite countertops, seating, and concealed in-island outlets.
- Hidden chef's walk-in pantry behind a cabinet door, with ample shelving and storage.
- 48-inch JennAir® gas range with six burners plus a griddle, pot filler, and natural shiplap range hood.
- JennAir® 36-inch cabinet-faced refrigerator and 30-inch freezer.
- JennAir® 30-inch wall oven and microwave with convection cooking, located in the pantry.
- Two 24-inch cabinet-faced Asko® dishwashers.

- Kitchen Craft® maple cabinetry with soft-close doors and drawers, in a two-tone finish with a white perimeter and wood-toned island.
- Under-cabinet lighting, pull-out spice storage, and high-end cabinet hardware.
- Main sink at the perimeter counter, linear prep sink with garbage disposal in the island.
- Large windows overlooking Front Range views and outdoor kitchen.

Office

- Front Range views and french door entry.

Hallway

- Breezeway connecting to main-level bedrooms.
- 14-foot groin-vaulted ceiling treatment with glass pendant lighting.
- East and west facing windows with smart shades.
- Second powder room off the hall.

Primary Bedroom

- Large and light-filled with floor-to-ceiling windows, framing views of Pikes Peak, with smart window shades.
- 14-foot vaulted ceiling.
- Double door entry with a sliding door to bath.

Primary Bathroom

- Dual sink vanity topped in quartz, with ample storage and a sitting area.
- Freestanding soaking tub.
- Expansive 6' x 14' shower with dual zero-threshold entries, showerheads, rainshower, and controls, plus a large bottle shelf.
- Gorgeous walk-in closet, with a custom organization system, and direct access to laundry room.



Laundry Room

- Hallway access plus direct access from the primary closet.
- Two sets of LG® stacked washers and dryers.
- Ample storage cabinets and a natural stone workstation with an undermount sink.
- Pull-down clothes rack.
- Additional storage closet at the end of the hall.

Bedroom One

- 13-foot vaulted ceiling with wood beaded chandelier.
- Walk-in closet with custom organization system.
- Large east facing windows with electric shades.

Jack-and-Jill Bath

- Natural stone vanity with dual sinks.
- Separate room with a glass-enclosed shower and marble bench, plus a private water closet.
- Sliding barn door entry from both bedrooms.

Bedroom Two

- 13-foot vaulted ceiling with iron chandelier.
- Walk-in closet with custom organization system and pocket door entry.
- East and north facing windows with electric window shades.

Mud Room

- Custom maple built-in cubbies with natural stone bench and workstation with storage.
- Located off kitchen with access to garage for easy unloading.
- Powder bath directly off the mud room with a trough sink.

Garage

- Oversized, heated 3-car garage with epoxy flooring and 10-foot ceilings.
- Windows for natural light and an exterior door.
- A concrete driveway from the second private gate leads to the garage.

LOWER LEVEL

- Custom maple floating staircase and vertical iron banister.
- Extra-height foundation walls eliminate mechanical soffits, paired with oversized light wells for abundant natural light.
- 9-foot ceilings.
- Two rooms, one a concrete, ventilated space ready to be finished into a safe room, the other a large, unfinished conditioned storage area.

Recreation Room

- Spacious room with a sitting area and room for multiple game tables.
- Projector and screen, and prewired for in-wall surround sound and speakers.

Wet Bar

- L-shaped bar with maple cabinetry, natural stone countertops, and bar seating.
- 18-inch ice maker and 24-inch undercounter refrigerator, both cabinet-faced.
- Undermount sink with black hardware and garbage disposal.

Bathroom

- Accessed from the hallway plus ensuite access from one of the bedrooms.
- Frameless glass walk-in shower with a built-in bottle shelf.
- Dual sink vanity with storage.
- Water closet.

Bedrooms Four and Five

- Walk-in closet, oversized egress window; one with en suite bathroom access.

Exercise Room

- Spacious, two-part room with connected spaces for a full workout setup.
- French door entry.

OUTDOOR LIVING

Covered Patio

- 42' x 16' covered, west-facing patio with a tongue-and-groove ceiling, overlooking Front Range views.

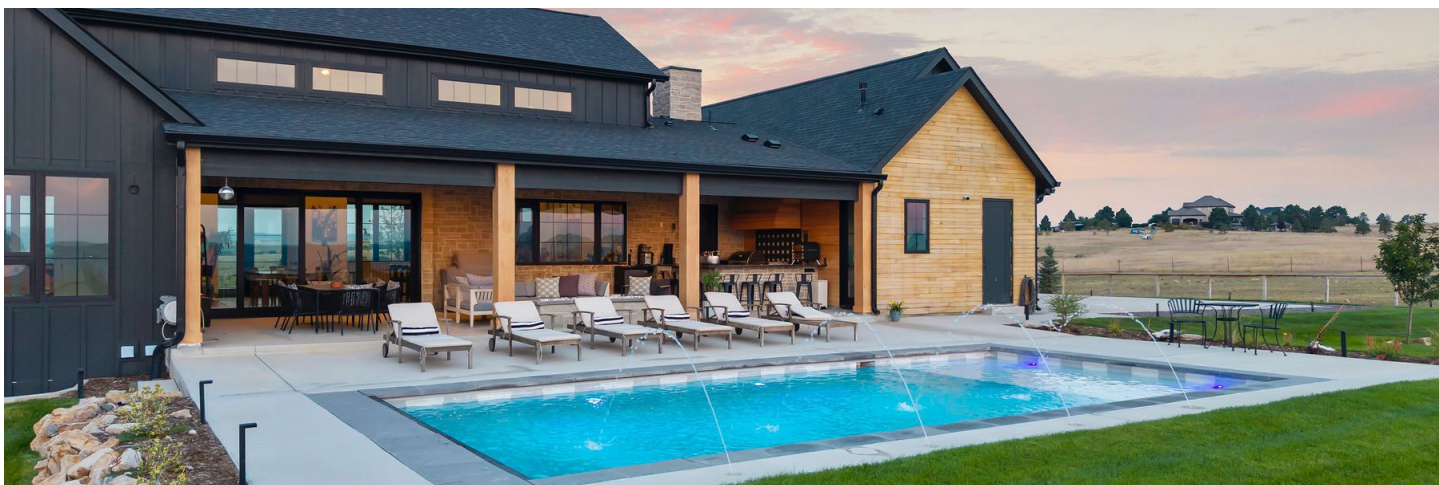
- Outdoor kitchen with bar seating, Blaze® gas grill and flattop with a range hood.
- Linear gas fireplace
- Full pool bathroom/changing area with direct access from the rear patio.

Pool

- 16' x 32' in-ground saltwater pool, 3.5' to 5.5' deep, with an 8' x 16' sun shelf.
- Four deck jets.
- Oversized Pentair® high-efficiency heater.
- Automatic acid-injection system and salt chlorine generator.
- Indoor pool equipment room.
- Smart pool controls.

SMART HOME & TECHNOLOGY

- Leviton® smart switches throughout.
- Prewired for in-wall surround sound and speakers in the great room, primary bedroom, rear patio, and backyard.
- Smart window shades in the primary bedroom; electric window shades in four guest bedrooms.
- Smart controls for the gate, pool, garage doors, landscape lighting, and irrigation system.
- Prewired for a security system, cameras, and Wi-Fi access points.
- Whole-home automation integrated with Apple Home.
- Furnace zones split between bedrooms and the rest of the home.



CONSTRUCTION & SYSTEMS

- Extra-height foundation walls, eliminating soffits throughout the lower level.
- Luxury-rated floor system engineered for enhanced stiffness and reduced deflection.
- LSL framing studs and ZIP System® exterior sheathing.
- High-R-value insulation package.
- Andersen® windows and Sierra Pacific® exterior doors.
- Upper Dawson aquifer well with Pentek® variable-frequency pump drive, serving domestic and irrigation needs.
- Oversized septic system serving the home; separate oversized septic system serving the workshop.
- Natural gas and electric service.

LANDSCAPING

- Nearly one acre of fully fenced landscaping surrounding the residence.
- Approximately 0.6 acre of irrigated turf.
- Extensive trees, shrubs, and landscape plantings.
- Comprehensive landscape lighting package with smart controls.

WORKSHOP

- 8,400 sq ft (60' x 140'), high-clearance metal structure, heated, fully insulated and conditioned.
- 1,125 sq ft finished upper-level, including three private offices, a conference room, a bathroom, a separate HVAC system, and a loft/bar.
- Seven overhead doors: four measuring 12' x 14' and three measuring 9' x 10'.
- Concrete floor with multiple floor drains.
- Main level bathroom with urinal and stainless steel mop/utility sink.
- Separate, oversized septic system.
- Extra-wide recycled asphalt driveway leading to the workshop.

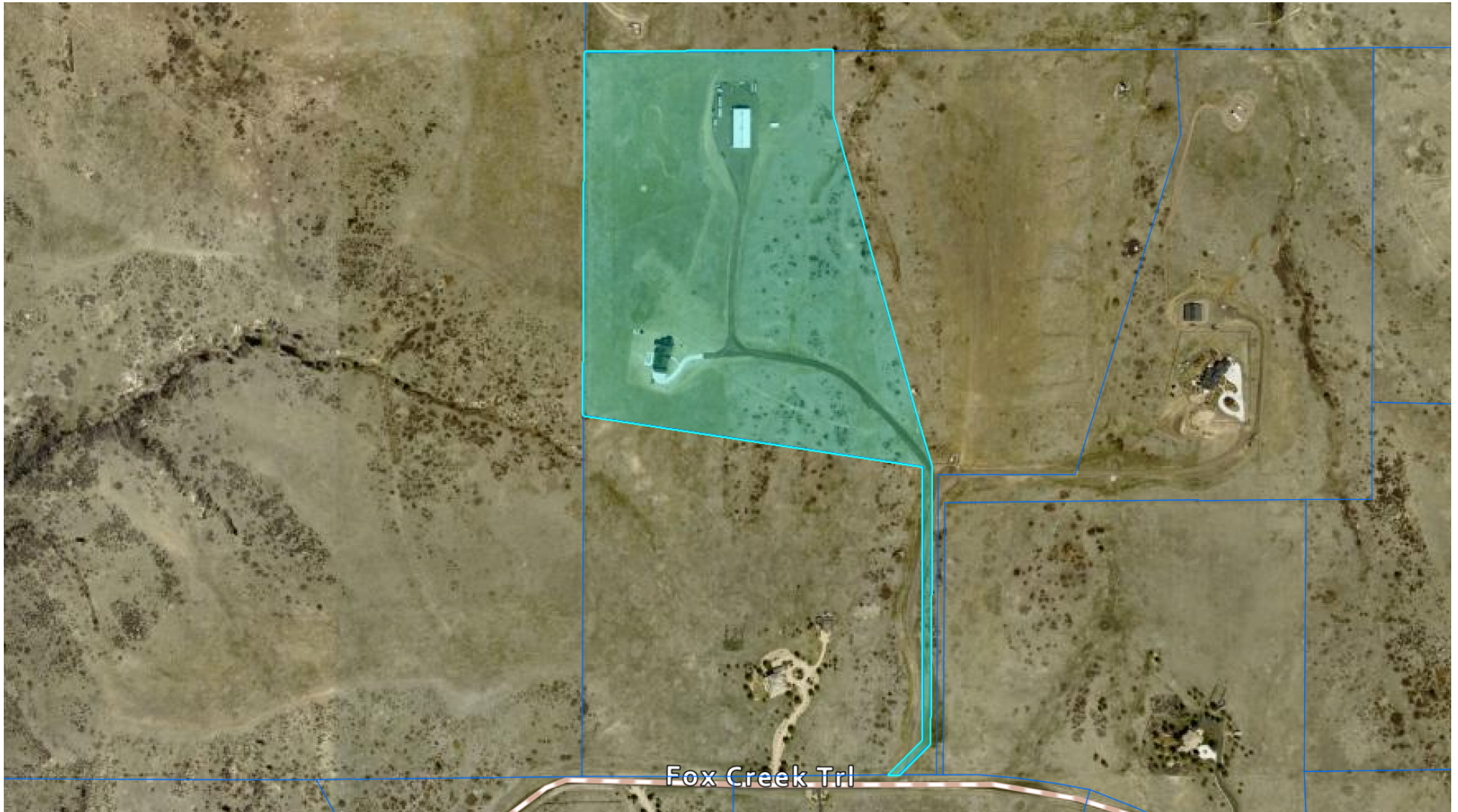
GROUNDS & PROPERTY

- Deeded access easement from Fox Creek Trail.
- Two gated entrances with Ghost Controls® smart gate openers.
- Professionally constructed private dirt bike track.
- Large run-in cattle shelter.
- Bordered by a 240-acre parcel to the west and Bayou Gulch Open Space to the north, with access to open space and riding trails.
- Fenced pasture, suitable for grazing.

BOUNDARY OUTLINE MAP

stucygroup

7497 FOX CREEK TRL, FRANKTOWN, COLORADO | 35 ACRES



*Property map is a visualization for marketing purposes only. Buyer should verify property boundaries.

LIV | Sotheby's
INTERNATIONAL REALTY